



**Morthen Road, Wickersley Rotherham S66 1DY**

**welcome to**

**Morthen Road, Wickersley Rotherham**

£240,000 - MORE-THEN YOU BARGAINED FOR AT MORTHEN ROAD! Offered to market is this beautifully presented three bedroom semi detached boasting spacious accommodation throughout with off road parking & a delightful rear garden..CALL TO VIEW!!!



### **Entrance Hall**

Having a front facing double glazed door & a radiator.

### **Downstairs W.C**

Fitted with a hand wash basin & a WC. Having a side facing double glazed window.

### **Lounge**

12' 6" into bow window x 10' 3" ( 3.81m into bow window x 3.12m )

Having a front facing double glazed bow window & a radiator.

### **Dining Room**

17' 8" x 10' 3" into recess ( 5.38m x 3.12m into recess )

Having a rear facing double glazed window & a radiator.

### **Kitchen**

17' 8" into recess x 9' 5" into recess ( 5.38m into recess x 2.87m into recess )

Fitted with a centre island with wall and base units housing the double oven, microwave & fridge/freezer along with worktops housing the farmhouse style sink/drainage. Having two side facing double glazed windows, a rear facing double glazed window & door, spotlights & a feature electric fireplace.

### **Utility**

Having a side facing double glazed window.

### **Landing**

Having a front facing double glazed window.

### **Bedroom One**

10' 1" int fitted wardrobes x 11' ( 3.07m int fitted wardrobes x 3.35m )

Having a front facing double glazed window, a radiator & fitted wardrobes.

### **Bedroom Two**

11' 9" x 10' 7" into recess ( 3.58m x 3.23m into recess )

Having a rear facing double glazed window, a

radiator & a storage cupboard.

### **Bedroom Three**

9' 3" x 9' 2" ( 2.82m x 2.79m )

Having a rear facing double glazed window & a radiator.

### **Bathroom**

Fitted with a bath with a shower over & a hand wash basin. Having a side facing double glazed window.

The WC is separate from the main bathroom having a side facing double glazed window.

### **Outside**

To the front of the property is a lawn & a shared driveway.

To the rear is lawned garden with a patio area all enclosed with fencing.



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welcome to

## Morthen Road, Wickersley Rotherham

- Three bedroom semi detached property
- Highly sought after location close to amenities & transport links
- Well presented throughout
- Drive providing off road parking
- Delightful rear garden

Tenure: Freehold EPC Rating: D

Council Tax Band: B

**£235,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:

RTF116748 - 0002

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william h brown



**01709 829935**



[rotherham@williamhbrown.co.uk](mailto:rotherham@williamhbrown.co.uk)



32 Mansfield Road, ROTHERHAM, South Yorkshire, S60 2DR



**[williamhbrown.co.uk](http://williamhbrown.co.uk)**